

2/26/09 3:45:39 SS  
BK 603 PG 515 SS  
DESOTO COUNTY, MS  
W.E. DAVIS, CH CLERK

**INDEXING INSTRUCTIONS:** LOT 380, SECTION G, BRAYBOURNE SUBDIVISION, DESOTO COUNTY, MISSISSIPPI

File Number: 2218 2000283

STATE OF MISSISSIPPI  
COUNTY OF DESOTO

Return to: **PREFERRED TITLE & ESCROW LLC**  
8009 Apple Tree Drive  
Memphis, TN 38116  
\* 901-881-6792  
901-881-6793

**SPECIAL WARRANTY DEED**

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, **Federal National Mortgage Association**, does hereby sell, convey and warrant specially unto **KIRSTEN M. JOHNSON**, the following described property situated in DESOTO County, Mississippi, being more particularly described herein, to wit:

THE FOLLOWING DESCRIBED LAND AND PROPERTY LYING AND BEING SITUATED IN DESOTO COUNTY, MISSISSIPPI, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO-WIT:

LOT 380, SECTION G, BRAYBOURNE SUBDIVISION, SITUATED IN SECTION 32, TOWNSHIP 1 SOUTH, RANGE 5 WEST, DESOTO COUNTY, MISSISSIPPI AS PER PLAT THEREOF RECORDED IN PLAT BOOK 85, PAGES 26-27, IN THE OFFICE OF THE CHANCERY CLERK OF DESOTO COUNTY, MISSISSIPPI.

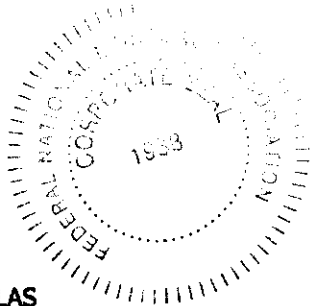
MORE COMMONLY KNOWN AS: 6850 WHITEHAWK LANE, OLIVE BRANCH, MS 38654

THIS CONVEYANCE and the warranty hereof are made subject to all building restrictions, restrictive covenants, easements, rights of way, and mineral reservations of record, if any, pertaining to the above described property.

IT IS AGREED AND UNDERSTOOD that the ad valorem taxes for the current year have been prorated as of this date on an estimated basis or actual taxes from the previous year and that the prorations are final and any difference will not be adjusted by the Seller after closing.

TO HAVE AND TO HOLD the above described premises, together with all and singular the rights and appurtenances thereto in any wise belonging, unto the said GRANTEE, its heirs or assigns forever, subject to, and excepting, current taxes and other assessments reservations in patents, and all easements, right-of-way, encumbrances, liens, covenants, conditions, restrictions, obligations and liabilities as may appear of record. GRANTOR does hereby bind itself and its successors and assigns to warrant and forever defend all and singular the said premises unto the said GRANTEE, its heirs and assigns, against every person whomsoever lawfully claiming or to claim the same, or any part thereof, through, or under GRANTOR, but not otherwise.

WITNESS MY SIGNATURE, this the 30<sup>th</sup> day of January, 2009.



Federal National Mortgage Association

BY: CL

Name & Title:

Colleen M. Liston  
Assistant Secretary

STATE OF TEXAS  
COUNTY OF DALLAS

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the said county and state, on this the 30<sup>th</sup> day of January, 2009 within my jurisdiction, the within named Colleen M. Liston who acknowledged that (he)(she) is Assistant Secretary of Federal National Mortgage Association and that for and on behalf of Federal National Mortgage Association, and its act and deed (he)(she) executed the above and forgoing instrument, after having first been duly authorized so to do.

Notary Public

My Commission Expires:

(Affix official seal, if applicable)



Grantor's Address:  
Federal National Mortgage Association  
International Plaza II  
14221 Dallas Parkway, Suite 1000  
Dallas, TX 75254-2916  
(972) 773-7632

Grantee's Address: Mail tax bills to:  
KIRSTEN M. JOHNSON

6850 Whitehawk Lane  
Olwe Branch, MS 38654  
(901) 230-7973  
N/A

Prepared By:  
T. Frank Collins, Collins & Associates, PLLC, 599-B Steed Road, Ridgeland, Mississippi 39110, (601) 853-4400, MSB #6394

Return To:  
Mississippi Title & Appraisal Co., 4780 Interstate 55 North, Suite 400, Jackson, Mississippi 39211, (800) 682-0088

STATE OF TENNESSEE  
COUNTY OF SHELBY

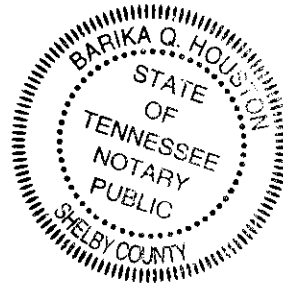
I, or we, hereby swear or affirm that to the best of Affiant's knowledge, information and belief the actual consideration for this transfer of value of the property transferred, whichever is greater is \$139,000.00 which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

[Signature]  
AFFIANT

SUBSCRIBED AND SWORN TO before me this 30<sup>th</sup> day of JANUARY, 2009

[Signature]  
NOTARY PUBLIC

My Commission Expires: 11-09-2011



## **EXHIBIT A**

Lot 380, Section G, Braybourne Subdivision, situated in Section 32, Township 1 South, Range 5 West, DeSoto County, Mississippi as per plat thereof recorded in Plat Book 85, Pages 26-27, in the office of the Chancery Clerk of DeSoto County, Mississippi.

Being the same property conveyed to Mark Brown and Amanda Brown, husband and wife, by Warranty Deed of record at Book 0482, Page 0481, dated September 17, 2004, filed September 21, 2004, in the Chancery Clerk's Office of DeSoto County, Mississippi.

Being the same property conveyed to grantor, Federal National Mortgage Association, herein by Substitute Trustee's Deed of record at Book 593, Pages 146-149, dated September 4, 2008, filed September 9, 2008, in the Chancery Clerk's Office of DeSoto County, Mississippi.